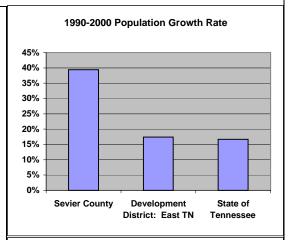
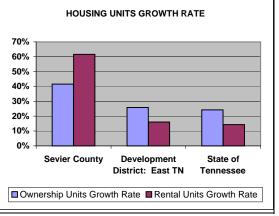
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Population and Housing Market Profiles: Sevier County

	Sevier County	Development District: East TN	State of Tennessee
POPULATION			
Census 2000 Population	71,170	1,045,366	5,689,283
1990-2000 Population Growth Rate	39.4%	17.4%	16.7%
MINORITY POPULATION			
African American population			
Census 2000	477	49,927	953,349
1990-2000 Growth Rate	120.8%	17.0%	22.5%
Asian & Pacific Islander population			
Census 2000	498	10,145	73,505
1990-2000 Growth Rate	145.3%	95.0%	130.9%
Hispanic population			
Census 2000	884	14,839	123,838
1990-2000 Growth Rate	273.0%	247.8%	278.2%
HOUSING UNITS & VACANCY			
Ownership Units			
Census 2000	20,885	307,639	1,561,363
Ownership Units Growth Rate	41.5%	25.9%	24.3%
Owner Market Vacancy rates	2	1.2 to 2.5	2.0
Rental Units			
Census 2000	7,582	115,877	671,542
Rental Units Growth Rate	61.6%	16.1%	14.3%
Renter Market Vacancy rates	17.2	7.2 to 17.2	8.8
AGE OF HOUSING STOCK			
Percent of units built before 1960	11.6%	25.1%	25.4%
Percent of units built after 1990	41.4%	26.0%	23.5%





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Population and Housing Market Profiles: Sevier County Homeownership Rates: 1990 & 2000 Development State of Sevier County District: East TN Tennessee 80% HOMEOWNERSHIP RATES 75% Census 2000 73.4% 72.6% 69.9% 70% Census 1990 75.9% 71.0% 68.1% 65% MINORITY HOMEOWNERSHIP RATES Sevier County Development District: State of Tennessee African American Fast TN Census 2000 55.1% 45.69 50.5% ■Census 2000 ■Census 1990 Census 1990 63.3% 46.6% 47.3% Asian & Pacific Islander Census 2000 45.1% 45.1% 50.3% Income Statiatics (2000 Census) Census 1990 40.4% 38.0% 45.1% Hispanic \$50,000 Census 2000 36.8% 39.98 35.8% \$40,000 Census 1990 64.4% \$30,000 53.4% 48.6% \$20,000 \$10,000 1999 Income (2000 Census) \$0 \$12,925 to Per Capita Median **Median Family** Per Capita Income \$18,064 \$21,875 \$19,393 Income Household Income \$24,093 to Income Median Household Income \$34,719 \$40,401 \$36,360 \$28,595 to ■ Sevier County ■ State of Tennessee Median Family Income \$40,474 \$49,182 \$43,517 % of Persons below Poverty Level Income Growth during the 1990s Per Capita Income 67% 588 N/A 15.0% Median Household Income 47% 51% N/A 10.0% Median Family Income 54% N/A 47% 5.0% 0.0% Poverty Status in 2000 Sevier County Development State of Persons below Poverty Level District: East Tennessee 7,517 141,696 746,789 TN Families below Poverty Level 1,713 160,717 30,379

13.9%

13.5%

% of Persons below Poverty Level

10.7%

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Population and Housing Market Profiles: Sevier County Sevier Development State of Housing Cost Burden in 2000 District: East TN Tennessee County 40% Home Values & Owner Cost Burden 35% 30% \$60,200 to 2000 median home value \$112,500 \$112,500 \$93,000 25% 20% 81.2% 1990-2000 increase in home value 60.3% 15% Owner-cost Over 30 percent of income 19.2% 18.59 19.9% 10% 13.7% Owner-cost Over 35 percent of income 14.0% 14.5% 5% **Gross Rent & Rent Burden Sevier County** Development State of 2000 median Gross Rent \$513 \$334 to \$513 \$505 District: East TN Tennessee 1990-2000 increase in Gross Rent 47.8% 41.58 N/A Gross Rent Over 30 percent of income 34.9% 37.7% 37.9% Owner-cost Over 30 percent of income 30.7% Gross Rent Over 35 percent of income 28.3% 30.28 ■ Gross Rent Over 30 percent of income **Units with Other Housing Problems House Heating Fuel Used** Lacking complete plumbing facilities 188 2,662 14,340 13,324 Lacking complete kitchen facilities 158 2,208 80% 636 7,879 61,191 Over crowding (over 1 person per room) 70% House Heating Fuel Used in 2000 60% Electricity 69.4% 58.3% 52.1% 50% Utility Gas 12.8% 28.5% 36.0% 40% Bottled or LP Gas 9.0% 6.5% 7.2% 30% 20% Recent Movers (2000 Census) 10% Moved into the unit in 1999 or later 20.5% 19.3% 20.7% 0% 50.5% Moved into the unit in 1995 or later 47.4% 49.6% **Sevier County** Development State of 63.8% Moved into the unit in 1990 or later 67.4% 65.7% District: East TN Tennessee Mobile Home Units (2000 Census) 6,431 68,191 268,876 ■ Electricity ■ Utility Gas ■ Bottled or LP Gas

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